

1 BILL NO. R-87-08-23

2 DECLARATORY RESOLUTION NO. R-56-87

3 A DECLARATORY RESOLUTION confirming
4 the designation of an "Economic Re-
5 vitalization Area" under I.C. 6-1.1-
6 12.1 for property commonly known as
3011 Congressional Parkway, Fort Wayne,
Indiana 46808. (Ottenweller Co., Inc.,
Petitioner).

7 WHEREAS, Common Council has previously designated by
8 Declaratory Resolution the following described property as an
9 "Economic Revitalization Area" under Division 6, Article II,
10 Chapter 2 of the Municipal Code of the City of Fort Wayne, Indiana,
11 of 1974, as amended and I.C. 6-1.1-12.1., to-wit:

12 Lot #59 and Lot #58 EXCEPT the
13 East 50 feet thereof, Congressional
Industrial Park, Section II;

14 said property more commonly known as 3011 Congressional Parkway,
15 Fort Wayne, Indiana 46808;

16 WHEREAS, recommendations have been received from the
17 Committee on Finance and the Department of Economic Development
18 concerning said Resolution;

19 WHEREAS, notice of the adoption and substance of said
20 Resolution has been published in accordance with I.C. 5-3-1 and
21 a public hearing has been conducted on said Resolution;

22 WHEREAS, if said Resolution involves an area that has
23 already been designated an allocation area under I.C. 36-7-14-39,
24 the Fort Wayne Redevelopment Commission has adopted a Resolution
25 approving the designation.

26 NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF
27 THE CITY OF FORT WAYNE, INDIANA:

28 SECTION 1. That, the Resolution previously designating
29 the above described property an "Economic Revitalization Area" is
30 confirmed in all respects.

31 SECTION 2. That, the hereinabove described property is
32 hereby declared an "Economic Revitalization Area" pursuant to

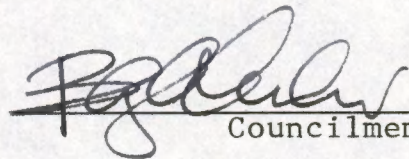
1 Page Two

2 I.C. 6-1.1-12.1, said designation to begin on the effective date
3 of this Resolution and continue for a one (1) year period. Said
4 designation shall terminate at the end of that one (1) year period.

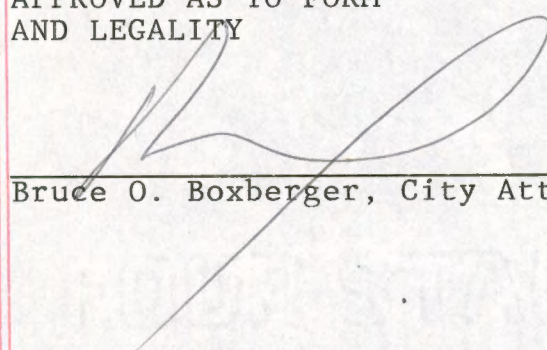
5 SECTION 3. That, said designation of the hereinabove
6 described property as an "Economic Revitalization Area" shall
7 only apply to a deduction of the assessed value of both real estate
8 and personal property for new manufacturing equipment.

9 SECTION 4. Pursuant to I.C. 6-1.1-12.1-3(b)(1), it is
10 hereby determined that the deduction from the assessed value
11 of the real property shall be for a period of ten (10) years.

12 SECTION 5. That this Resolution shall be in full force
13 and effect from and after its passage and any and all necessary
14 approval by the Mayor.

15
16 
Councilmember

17 APPROVED AS TO FORM
18 AND LEGALITY

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21 Bruce O. Boxberger, City Attorney
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Read the first time in full and on motion by E. Stark
seconded by Stier, and duly adopted, read the second time
by title and referred to the Committee Finance (and the Ci:
Plan Commission for recommendation) and Public Hearing to be held after
due legal notice, at the Council Chambers, City-County Building, Fort Way
Indiana, on Tuesday, the 8th day of
September, 19 87, at 7:00 o'clock P..M., E.

DATE: 8-25-87

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Read the third time in full and on motion by E. Stark
seconded by Stier, and duly adopted, placed on its
passage. PASSED (~~Lost~~) by the following vote:

	AYES	NAYS	ABSTAINED	ABSENT	TO-WIT:
TOTAL VOTES	<u>9</u>				
BRADBURY	<u>✓</u>				
BURNS	<u>✓</u>				
EISBART	<u>✓</u>				
GiaQUINTA	<u>✓</u>				
HENRY	<u>✓</u>				
REDD	<u>✓</u>				
SCHMIDT	<u>✓</u>				
STIER	<u>✓</u>				
TALARICO	<u>✓</u>				

DATE: 9-8-87

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Passed and adopted by the Common Council of the City of Fort
Wayne, Indiana, as (ANNEXATION) (APPROPRIATION) (GENERAL)
(SPECIAL) (ZONING MAP) ORDINANCE (RESOLUTION) NO. Q-56-87
on the 8th day of September, 19 87.

ATTEST:

(SEAL)

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Mark E. GiaQuinta
PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana,
on the 9th day of September, 19 87,
at the hour of 11:00 o'clock A..M., E.S.T.

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Approved and signed by me this 10th day of September,
19 87, at the hour of 9:00 o'clock A..M., E.S.T.

Win Moses, Jr.
WIN MOSES, JR., MAYOR

Copy

AN APPLICATION TO
THE CITY OF FORT WAYNE, INDIANA
FOR DESIGNATION OF PROPERTY AS AN
"ECONOMIC REVITALIZATION AREA"

APPLICATION FOR THE FOLLOWING TYPE OF PROPERTY:

 Real Estate Improvements
 Personal Property (New Manufacturing Equipment)
 X Both Real Estate Improvements & Personal Property

A. GENERAL INFORMATION

Applicant's Name: Ottenweller Co., Inc.

Address of Applicant's Principle Place of Business:

3011 Congressional Parkway

Ft. Wayne, IN. 46808

Phone Number of Applicant: (219) 484-3166

Street Address of Property Seeking Designation:

3011 Congressional Parkway

Ft. Wayne, IN. 46808

S.I.C. Code of Substantial User of Property: 76 92

B. PROJECT SUMMARY INFORMATION:

	<u>YES</u>	<u>NO</u>
Is the project site solely within the city limits of the City of Fort Wayne	<u>X</u>	<u>—</u>
Is the project site within the flood plain?	<u>—</u>	<u>X</u>
Is the project site within the rivergreenway area?	<u>—</u>	<u>X</u>
Is the project site within a Redevelopment Area?	<u>—</u>	<u>X</u>
Is the project site within a platted industrial park?	<u>X</u>	<u>—</u>
Is the project site within the designated downtown area?	<u>—</u>	<u>X</u>
Is the project site within the Urban Enterprise Zone?	<u>—</u>	<u>X</u>
Will the project have ready access to City Water?	<u>X</u>	<u>—</u>
Will the project have ready access to City Sewer?	<u>X</u>	<u>—</u>
Is any adverse environmental impact anticipated by reason of operation of the proposed project?	<u>—</u>	<u>X</u>

C. ZONING INFORMATION

What is the existing zoning classification on the project site? M-1

What zoning classification does the project require? M-1

What is the nature of the business to be conducted at the project site?
steel fabrication and welding

D. Real Estate Abatement:

Complete this section of the application only if in future will request a deduction from assessed value for real estate improvements.

What structure(s) (if any) are currently on the property?

1- 16,500 sq. ft. metal building

What is the condition of structure(s) listed above? good

Current assessed value of Real Estate:

Land 8300.00

Improvements 65,900.00

Total 74,200.00

What was amount of Total Property Taxes owed during the immediate past year? 1242.82 for year 1986.

Give a brief description of the proposed improvements to be made to the real estate.

addition to the existing building and additional machinery

Cost of Improvements: \$ 163,205.00

Development Time Frame:

When will physical aspects of improvements begin? 4 weeks

When is completion expected? October 1, 1987

E. PERSONAL PROPERTY ABATEMENT:

Complete this section of the application only if in future will request a deduction from assessed value for installation of new manufacturing equipment.

Current Assessed Value of Personal Property: 80,740

What was amount of Personal Property Taxes owed during the immediate past year? 5278.20 for year 19 86.

Give a brief description of new manufacturing equipment to be installed at the project site.

Cincinnati Press Brake; Hurco CNC Back Gauge; MindBridge Job Control computer system.

Cost of New Manufacturing Equipment? \$ 94,705.00

Development Time Frame: 4 months

When will installation begin of new manufacturing equipment? ASAP

When is installation expected to be completed? 4 months

F. PUBLIC BENEFIT INFORMATION:

How many permanent jobs currently are employed by the applicant in Allen County? 40

How many permanent jobs will be created as a result of this project?
10

Anticipated time frame for reaching employment level stated above?
1 1/2 years

What is the nature of those jobs?
Manufacturing; i.e., welders, machine operators

Undesirability of Normal Development:

What evidence can be provided that the property on which the project is located "has become undesirable for, or impossible of, normal development and occupancy because of lack of age, development, cessation of growth, deterioration of improvements or character of occupancy, obsolescence, substandard buildings or other factors which have impaired values or prevent a normal development or property or use of property"?

We are requesting this designation to give us some relief from the initial expense of expansion and new equipment purchases. This is necessary for us to remain in this area and promote more growth and an increase in jobs.

In what Township is project site located? Washington

In what Taxing District is project site located? Washington

G. CONTACT PERSON:

Name & Address of Contact Person for further information if required:

Michael Ottenweller

3011 Congressional Parkway

Ft. Wayne, IN. 46808

Phone Number of Contact Person (219) 484-3166

I hereby certify that the information and representation on this Application and attached exhibits are true and complete.

Michael Ottenweller
Signature of Applicant

7/29/87
Date

EXHIBITS:

The following exhibits must be attached to the application for it to be considered complete:

1. Legal Description of Property
2. Check for application fee of \$50.00 to be made payable to City of Fort Wayne.
3. Owners Certificate (if applicant is not the owner of property to be designated).

OFFICE OF

Joseph B. Stoodly Jr. and Associates

REGISTERED LAND SURVEYOR NO. S-0144 INDIANA

1042 Saint Joseph Boulevard

Fort Wayne, Indiana 46805

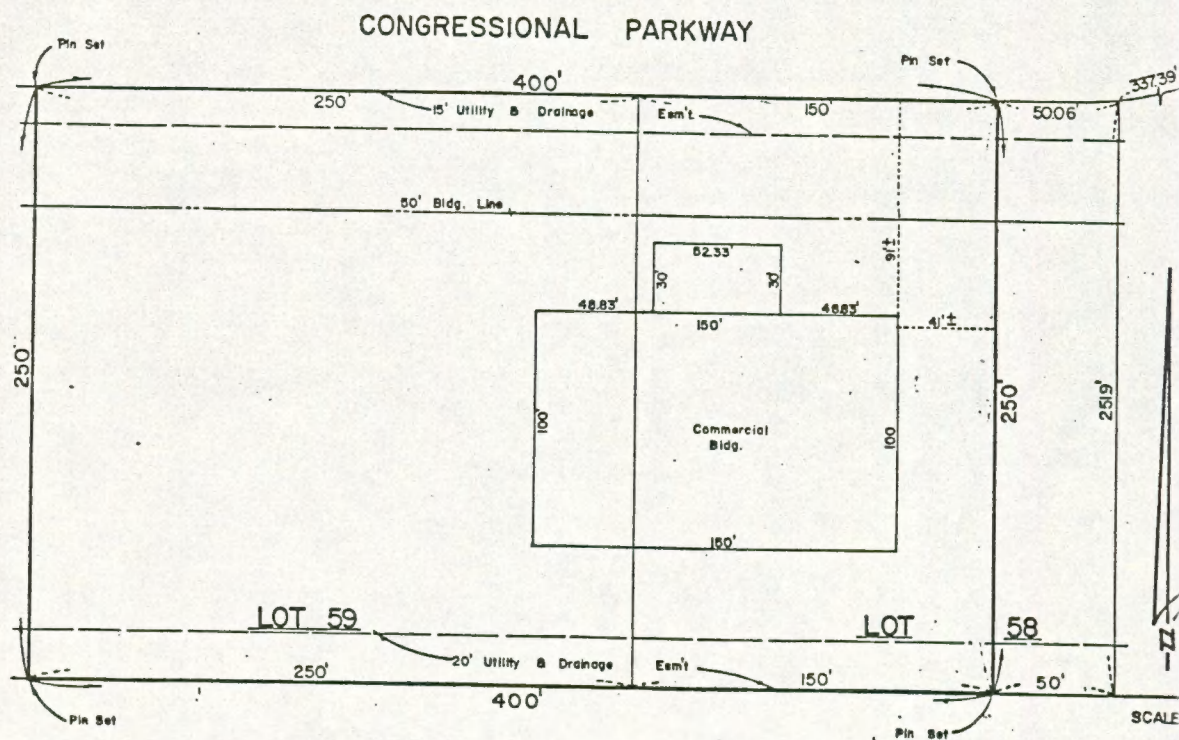
Phone (219) 424-6733

The undersigned Land Surveyor, registered under the Laws of Indiana, hereby certifies that he has made a resurvey of the real estate described and shown below.

Measurements were made and monuments set in conformity with the records on file in the office of the Recorder of ALLEN County, Indiana and to the best of my knowledge accurately shown. Any encroachments or discrepancies are shown below.

Legal description of real estate.

Lot #59 and Lot #58 EXCEPT the East 50 feet thereof, Congressional Industrial Park, Section II.

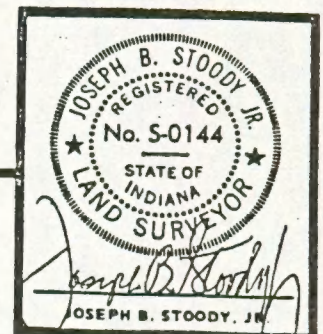


Subject real estate does not lie
in a flood hazard area as
defined by the Dept. of HUD,
FIA Flood Hazard Boundary Maps.

FOR: OTTENWELER

JOB NO. 7416

DATE 11/6/84



1101
Admn. Appr. _____

DIGEST SHEET

TITLE OF ORDINANCE Declaratory Resolution R-87-08-23

DEPARTMENT REQUESTING ORDINANCE Economic Development

SYNOPSIS OF ORDINANCE A Declaratory Resolution confirming the designation
of an "Economic Revitalization Area" under I.C. 6-1.1-12.1 for
property commonly known as 3011 Congressional Parkway, Fort Wayne,
Indiana 46808. (Ottenweller Co., Inc., Petitioner).

EFFECT OF PASSAGE Construction of addition to the existing building
and additional machinery, creating additional jobs to the area.

EFFECT OF NON-PASSAGE Opposite of the above.

MONEY INVOLVED (DIRECT COSTS, EXPENDITURES, SAVINGS) \$257,910.00

ASSIGNED TO COMMITTEE (PRESIDENT) _____

SUMMARY SHEET & ECONOMIC DEVELOPMENT RECOMMENDATION
FOR
"ECONOMIC REVITALIZATION AREA"
IN
CITY OF FORT WAYNE, INDIANA

Name of Applicant: Ottenweller Company, Inc.

Site Location: 3011 Congressional Parkway
Fort Wayne, IN 46808

Councilmanic District: 3rd Existing Zoning: M-1

Nature of Business: steel fabrication and welding

Project is located in the following:

	<u>Yes</u>	<u>No</u>
Designated Downtown Area	<u> </u>	<u>x</u>
Urban Enterprise Zone	<u> </u>	<u>x</u>
Redevelopment Area	<u> </u>	<u>x</u>
Platted Industrial Park	<u>x</u>	<u> </u>
Flood Plain	<u> </u>	<u>x</u>

Description of Project:

Addition to an existing 16,500 square foot building and installation
of new machinery

Type of Tax Abatement: Real Property x Manufacturing Equipment x

Estimated Project Cost: \$ 163,205.00 Permanent Jobs Created: 10

STAFF RECOMMENDATION:

As stated per the established policy of the Division of Economic Development, the following recommendations are hereby made:

- 1.) Designation as an "Economic Revitalization Area" should be granted. x Yes No
- 2.) Designation should be limited to a term of 1 year(s).
- 3.) The period of deduction should be limited to 10 year(s).

Comments:

Staff
Date

Frank D. Beckman
8/25/87

Director
Date

TK
8/25/87

BILL NO. R-87-08-23

REPORT OF THE COMMITTEE ON FINANCE

WE, YOUR COMMITTEE ON FINANCE TO WHOM WAS
REFERRED AN (~~ORDINANCE~~) (RESOLUTION) confirming the designation

of an "Economic Revitalization Area" under I.C. 6-1.1-12.1 for
property commonly known as 3011 Congressional Parkway, Fort
Wayne, Indiana 46808 (Ottenweller Co., Inc., Petitioner)

HAVE HAD SAID (~~ORDINANCE~~) (RESOLUTION) UNDER CONSIDERATION AND BEG
LEAVE TO REPORT BACK TO THE COMMON COUNCIL THAT SAID (~~ORDINANCE~~)
(RESOLUTION)

YES

NO

BEN A. EISBART
CHAIRMAN

JAMES S. STIER
VICE CHAIRMAN

CHARLES B. REDD

DONALD J. SCHMIDT

SAMUEL J. TALARICO

CONCURRED IN 9-8-87

SANDRA E. KENNEDY
CITY CLERK

NOTICE OF PUBLIC HEARING
FORT WAYNE
COMMON COUNCIL

(RESOLUTIONS NO. R-87-08-22 AND R-87-08-23)

Notice is hereby given that the Common Council of the City
of Fort Wayne, Indiana, approved a Resolution on 8-25-87,
date
designating property at 3011 Congressional Parkway, Fort
Wayne, Indiana 46808, (Ottenweller Co., Inc., Petitioner)

an Economic Revitalization Area. A description of the affected area
can be inspected in the County Assessor's Office.

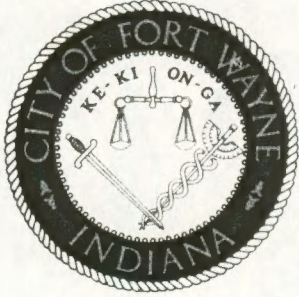
Common Council will conduct a public hearing on whether
the above described resolution should be confirmed, modified and
confirmed or rescinded on Tuesday, September 8, 1987, at 7:00 P.M.
date, time & place
10'clock, One Main Street, City-County Bldg., Fort Wayne, Indiana

If confirmed, said designation shall continue for one (1) year after
confirmation.

All interested persons are invited to attend and be heard
at the public hearing.

Sandra E. Kennedy

Sandra E. Kennedy
City Clerk



The City of Fort Wayne

August 26, 1987

Ms. Marilyn Romine
Fort Wayne Newspapers, Inc.,
600 West Main Street
Fort Wayne, IN 46802

Dear Ms. Romine,

Please give the attached full coverage on the date of August 29, 1987, in both the News Sentinel and Journal Gazette.

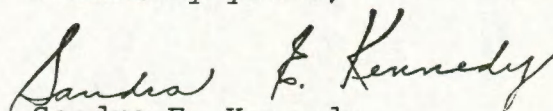
RE: Legal Notice for Common Council
of Fort Wayne, IN

Bill No. R-87-08-22 & R-87-08-23
Declaratory Resolution

Please send us 4 copies of the Publisher's Affidavit from both newspapers.

Thank you..

Sincerely yours,


Sandra E. Kennedy
City Clerk

SEK/ne
ENCL: 1

PUBLISHER'S CLAIM

LINE COUNT

Display Matter (Must not exceed two actual lines, neither of which shall total more than four solid lines of the type in which the body of the advertisement is set) - number of equivalent lines		
Head	number of lines		5
Body	number of lines		17
Tail	number of lines		2
Total number of lines in notice			24

COMPUTATION OF CHARGES

24	lines,	1	columns wide equals	24	equivalent lines at	.300¢	\$ 7.20
cents per line							
Additional charge for notices containing rule or tabular work (50 per cent of above amount)							
Charge for extra proofs of publication (1.00 for each proof in excess of two) 2 extra							2.00
TOTAL AMOUNT OF CLAIM							\$ 9.20

DATA FOR COMPUTING COST

Width of single column 12.5 picas	Size of type 6 point
Number of insertions 1	Size of quad upon which type is cast 6

Pursuant to the provision and penalties of Ch. 89., Acts 1967.

I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

Date Aug. 29 19 87

Title CLERK

Drusilla Roose

FORM #903

PUBLISHER'S AFFIDAVIT

State of Indiana
ALLEN County SS:

Personally appeared before me, a notary public in and for said county and state, the undersigned Drusilla Roose who, being duly sworn, says that he/she is CLERK of the NEWS-SENTINEL a DAILY newspaper of general circulation printed and published in the English language in the city of FORT WAYNE, INDIANA in state and county aforesaid, and that the printed matter attached hereto is a true copy, which was duly published in said paper for one time, the dates of publication being as follows: 8/29/87

Subscribed and sworn to me before this 29th day of August 19 87

Shelley R. LaRue Notary Public
March 3, 1990

My commission expires

NOTICE OF PUBLIC HEARING
FORT WAYNE
COMMON COUNCIL
(RESOLUTIONS NO. R-87-08-22 AND R-87-08-23)

Notice is hereby given that the Common Council of the City of Fort Wayne, Indiana, approved a Resolution on 8-25-87, designating property at 3011 Congressional Parkway, Fort Wayne, Indiana 46808, (Ottenweller Co., Inc., Petitioner) an Economic Revitalization Area. A description of the affected area can be inspected in the County Assessor's Office.

Common Council will conduct a public hearing on whether the above described resolution should be confirmed, modified and confirmed or rescinded on Tuesday, September 8, 1987, at 7:00 P.M. o'clock, One Main Street, City-County Building, Fort Wayne, Indiana

If confirmed, said designation shall continue for one (1) year after confirmation.

All interested persons are invited to attend and be heard at the public hearing.

Sandra E. Kennedy
City Clerk

8-29

PUBLISHER'S CLAIM

LINE COUNT

Display Matter (Must not exceed two actual lines, neither of which shall total more than four solid lines of the type in which the body of the advertisement is set) - number of equivalent lines	
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COMPUTATION OF CHARGES

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cents per line				
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Charge for extra proofs of publication (1.00 for each proof in excess of two) 2 extra				2.00
TOTAL AMOUNT OF CLAIM				\$ 9.20

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I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

Date Aug. 29 87

Title CLERK

FORM #904

PUBLISHER'S AFFIDAVIT

State of Indiana
ALLEN County SS:

Personally appeared before me, a notary public in and for said county and state, the undersigned Drusilla Roose who, being duly sworn, says that he/she is CLERK of the JOURNAL-GAZETTE DAILY a newspaper of general circulation printed and published in the English language in the city of FORT WAYNE, INDIANA in state and county aforesaid, and that the printed matter attached hereto is a true copy, which was duly published in said paper for one time the dates of publication being as follows: 8/29/87

Subscribed and sworn to me before this 29th day of August 19 87

Shelley R. LaRue Notary Public

My commission expires March 3, 1990

NOTICE OF PUBLIC HEARING
FORT WAYNE
COMMON COUNCIL
(RESOLUTIONS NO. R-87-08-22 AND R-87-08-23)

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Sandra E. Kennedy
City Clerk

8-29